

\$349,900 - 11948 52 Street, Edmonton

MLS® #E4441790

\$349,900

3 Bedroom, 1.00 Bathroom, 771 sqft

Single Family on 0.00 Acres

Newton, Edmonton, AB

Beautifully renovated raised bungalow in popular Newton area. Numerous upgrades including: shingles on house, soffits, eavestroughs, some vinyl windows, 100 amp electrical panel, aqua-pex water lines, high efficiency furnace & hot water tank. Inside you find a newer oak kitchen with a butcher block live-edge countertop. Newer laminate flooring, baseboards, casings & light fixtures. Modern renovated bathroom has double ceramic shower with fixed rain head & detachable massage wand. Finished basement is also freshly renovated with a large family room & 3rd bedroom or den. Huge west facing yard for lots of afternoon & evening sun! Plus a hot & cold hose bib in the backyard... perfect for filling the kid's pool in the summer. Fully fenced corner lot with 10 foot gate & space RV parking. Heated double garage with addition featuring tall ceiling & attic for storage & a tall climbing wall for the kids! Garden shed, fire pit with wood grill & hot tub stay! Zoned RF3 - allows multi family housing for future dev.

Built in 1954

Essential Information

MLS® # E4441790

Price \$349,900

Bedrooms 3



Bathrooms	1.00
Full Baths	1
Square Footage	771
Acres	0.00
Year Built	1954
Type	Single Family
Sub-Type	Detached Single Family
Style	Bungalow
Status	Active

Community Information

Address	11948 52 Street
Area	Edmonton
Subdivision	Newton
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5W 3J6

Amenities

Amenities	Deck, Detectors Smoke, No Animal Home, No Smoking Home
Parking Spaces	4
Parking	Double Garage Detached, Heated, Insulated

Interior

Appliances	Dishwasher-Built-In, Dryer, Refrigerator, Storage Shed, Stove-Electric, Washer
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

Exterior

Exterior	Wood, Metal, Stucco
Exterior Features	Corner Lot, Fenced, Low Maintenance Landscape, Playground Nearby, Public Transportation, Schools, Shopping Nearby
Roof	Asphalt Shingles
Construction	Wood, Metal, Stucco
Foundation	Concrete Perimeter

Additional Information

Date Listed June 11th, 2025

Days on Market 10

Zoning Zone 06

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